



## 📍 20 Brywood Rise, Flagstaff

There is much to be enjoyed about your brand-new home and Flagstaff location. Custom-designed for family liveability and indoor-outdoor benefits, your flawless residence was built by reputable GJ Gardner Homes and comes with a 10-year builder's guarantee. Thoughtful use of space means the 213sqm footprint has lots of offer, including a strong connection to the outdoors, four good-sized bedrooms, two bathrooms, and separate storage and laundry rooms. The convivial, light-infused family zone opens to a lounge at one end and a large portico at the other, ensuring ample room for socialising, entertaining and relaxing, and a fabulous all-weather aspect. A wet scullery expands the size and capacity of your kitchen to cope with preparing and cooking large meals. Serving family dinners and eating outside is effortless, and guests can choose to sit inside or out without feeling isolated from the action. Cohesive in their styling, the family bathroom and ensuite are tiled and well-appointed. Your home has a cool contemporary look, neutral on-trend decor, double internal access garaging and simple modern landscaping, with scope to enhance. Gas hot water and two heat pumps provide good creature comfort.

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Land area

706 m<sup>2</sup>

Rates

\$2,598.43



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